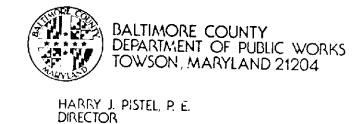
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1 BO2.3C.1. to permit a side street set back of 19 feet instead of of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) (1) We desire to build a family room, driveway and change the entrance from the side (Fairway) to the patio, at the rear of the house. The existing roof line would be extended and the exterior would be finished in keeping with the present one story stucco house. (2) The proposed improvements would alleviate current drainage problems on the property. (See attached explanation.) (3) We have a need for more living and storage space with our maturing family. (Also see attached.) Property is to be posted and advertised as prescribed by Zoring Regulations. I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County. I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition. Contract Purchaser: Legal Owner(s): ugene Paul Bartell ughe & Bartele (Type or Print Name) (Type or Print Name) <u> (aren Jeanette Bartell</u> Atterney for Petitioner: 745 Weatherbee Road 823-1426

ORDERED By The Zoning Commissioner of Ealtimore County, this of February, 19_81, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 24th day of March, 19.81, at 9:30 o'clock



___A__M.

February 18, 1981

Mr. William E. Hammond Zoning Commissioner County Office Building Towson, Maryland 21204

> Re: Item #133 (1980-1981) Property Owner: Eugene P. & Karen J. Partell S/E corner Weatherbee Road and Fairway Drive Acres: 72.33/56.16 x 122.89/125.00 District: 9th

Dear Mr. Hammond:

OR

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

Baltimore County highway and utility improvements are not directly involved.

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 133 (1980-1981).

RAM: EAM: FWR: SS

N-NW Key Sheet NE 9 A Topo

RE: PETITION FOR VARIANCE SE corner of Weatherbee Rd. and Fairway Drive, 9th District

BEFORE THE ZONING COMMISSIONER OF BALTIMORE COUNTY

EUGENE P. BARTELL, et ux, Case No. 81-154-A Petitioners

ORDER TO ENTER APPEARANCE

::::::

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman Deputy People's Counsel

John W. Hessian, III People's Counsel for Baltimore County Rm. 223, Court House Towson, Maryland 21204 494-2188

I HEREBY CERTIFY that on this 2nd day of March, 1981, a copy of the aforegoing Order was mailed to Mr. and Mrs. Eugene P. Bartell, 745 Weatherbee Road, Towson, Maryland 21204, Petitioners.

John W. Hessian, III

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
TOWSON, MARYLAND 21204 NORMAN E. GERBER DIRECTOR

March 11, 1981

Mr. William Hammond, Zoning Comm' sioner Zoning Advisory Committee Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #133, Zoning Advisory Committee Meeting, January 27, 1981, are as follows:

Property Owner: Eugene P and Karen J. Bartel! Location: SE comer Weatherbee Roud and Fairway Drive Acres: 72.33/56.16 X 12289/125.00 District: 9th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This petition meets the requirements of the Division of Current Planning and Development.

Very truly yours,

Current Planning and Development

BALTIMORE

ZONING PLANS

ADVISORY COMMITTEE



PETITION AND SITE PLAN

EVALUATION COMMENTS

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

March 13, 1981

11 W. Chesapeake Ave Townon, Maryland 21204

iiqholas B. Commodari

745 Weatherbee Road Towson, Maryland 21204

Mr. & Mrs. Eugene P. Bartell

RE: Item No. 133 Petitioner- Eugene P. Bartell, et ux Variance Petition

Sureau of

Department of bureau of Fire Prevention

Health Department Project Planning Natiding Department Board of Education oning Administration

ndustrial

Dear Mr. & Mrs. Bartell:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

NICHOLAS B. COMMODARI Chairman Zoning Plans Advisory Committee

Enclosures

MBC:bsc

BALTIMORE COUNTY
DEPARTMENT OF HEALTH
TOWSON, MARYLAND 21204 DONALD J. ROOP, M.D., M.P.H. DEPUTY STATE & COUNTY HEALTH OFFICER

February 26, 1981

Andrews of the second of the s

Mr. William E. Hammond, Zoning Commissioner Office of Planning and Zoning County Office Building Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #133, Zoning Advisory Committee Meeting of January 27, 1981, are as follows:

> Location: Existing Zoning: Proposed Zoning:

Property Owner:

Eugene P. & Karen J. Bartell SE/Corner Weatherbee Road & Fairway Drive D.R. 5.5

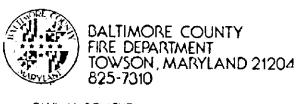
Acres: District: Variance to permit a side setback of 20' in lieu of the required 25'. 72.33/56.16 X 122.89/125.00

Metropolitan water and sewer exist, therefore no health hazards

Very truly yours,

Ian J. Fortest, Director BUREAU OF ENVIRONMENTAL SERVICES

IJF/als



PAUL H REINCKE CHIEF

February 13, 1981

Mr. William Hammond Coning Commissioner Office of Planning and Zoning Baltimore County Office Building Towson, Maryland 21204

Attention: Nick Commodari, Chairman

Zoning Plans Advisory Committee RE: Property Owner: Bugene I. & Maren J. Bartell

Location: Sa/Jorner Weatherbee hoad & Fairway Drive Zoning Agenda: Neeting of January 27,1981

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

() 1. Fire hydrants for the referenced property are required and shall be located at intervals or _____feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

(; 2. A second means of vehicle access is required for the site.

EXCEEDS the maximum allowed by the Fire Department.

() 3. The vehicle dead end condition shown at

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(SE S. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved, as drawn.

() 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWER: Latt Cre Willing 1551 Approved: Heavy Min Regards

Planning Group Fire Prevention Bureau

Special Inspection Division

Pursuant to the advertisement, posting of property, and public hearing on the Petition and i appearing that strict compliance with the Baltimore County Zoning Regulations would/ result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will will not adversely affect the health, safety, and general welfare of the community, the variance(s) should /should not be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, . is day of ______, 19 81____, that the herein Petition for Variance(s) to permit a side street setback of nineteen feet in lieu of the required twenty-five feet, for the expressed purpose of constructing an addition to the existing dwelling so as to provide additional habitable space, in accordance with the site plan filed herein, should be and the same is GRANTED, from and after the date of this Order, subject Department of Public Works Office of Planning and Zoning.

> Zoning Con missioner of Baltimore County

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Nick Commadari February 12, 1981 Charles E. Burnham Zoning Advisory Meeting SUBJECT January 27, 1981

> ITE* #130 See Comments ITEM #131 Standard Comments ITEM #132 See Comments /ITEM #133 Standard Comments ITEM #134 See Comments ITEM #135 See Comments

> > Charles E. Burnham Plans Review Chief

CEB:rrj

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. W. E. Hammond Zoning Con missioner March 6, 1981 Norman E. Gerber, Director Office of Planning and Zoning

Petition No. 81-164-A Item 133

Petition for Variance for side street setback Southeast corner of Weatherbee Road and Fairway Drive Petitioner- Eugene P. Bartell, et ux

Ninth District

HEARING: Tuesday, March 24, 1981 (9:30 A.M.)

There are no comprehensive planning factors requiring comment on this

Office of Planning and Zoning

NEG:JGti:ab

ZONING DESCRIPTION

Beginning for the sam at the intersections formed by the southwest side of Fairway Drive and southeast side of Weatherbee Road. Being Lot No. 31 on the plat of Knollwood, recorded in the land records of Baltimore County under Liber 13, Folio 125. Also known as 745 Weatherbee Road, 9th Election District.

PETITION FOR VARIANCE 9th District

Petition for Variance for side street setback

LOCATION: Southeast corner of Weatherbee Road and Fairway Drive

DATE & TIME: Tuesday, March 24, 1981 at 9:30 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to permit a side street setback of 19 feet instead of the required 25 feet

The Zoning Regulation to be excepted as follows:

Section 1B02.3C.1 - side street setback

ZONING:

All that parcel of land in the Ninth District of Baltimore County

Being the property of Eugene P. Bartell, et ux, as shown on plat plan filed with the Zoning Department

Hearing Date: Tuesday, March 24, 1981 at 9:30 A.M.
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

> BY ORDER OF WILLIAM E. HAMMOND ZONING COMMISSIONER OF BALTIMORE COUNTY

Regarding: Petition for Zoning Variance

Eugene Paul and Faren Jeanette Partell Owners 745 Weatherbee Road Towson, Haryland 21204

Our request is for the following reasons.
(1) We desire to build a family room, driveway and change the entrance from the side (Mairway) to the natio, at the rear of the house. The existing roof line would be extended and the exterior would be finished in keeping with the present one story stuceo house.

(2) The property has a downward slope toward Weatherbee Road. The area between Fairway and the East end of the house, slopes toward the house, causing considerable drainage problems. This is exaccerbated by the terrace immediately East of us. The result is during rain storms there is an accumulation of standing water in the side yard, water in the basement and window wells. Construction of the proposed improvements build alleviate the drainage problems.

(3) There is a need for more living and storage space, particularly in view of the fact that our children are now teenagers.

February 23, 1981

Mr. & Mrs. Eugene P. Bartell 745 Weatherbee Road Towson, Maryland 21204

NOTICE OF HEARING

RE: Petition for Variance - SE/C Weatherbee Road and Fairway Drive - Case No. 81-164-A

9:30 A.M. Tuesday, March 24, 1981 PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE

TOWSON, MARYIAND

BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353

WILLIAM E. HAMMOND ZONING COMMISSIONER

March 9, 1981

Mr. & Mrs. Eugene P. Bartell 745 Weatherbee Road Towson, Maryland 21204

RE: Petition for Variance SE/C Weatherbee Rd & Fairway Drive Case No. 81-164-A

Dear Mr. & Mrs. Bartell:

This is to advise you that ______is due for advertising and posting of the above-property.

Please make check payable to Baltimore County, Maryland and remit to Sondra Jones, Room 113, County Office Building, Towson, Maryland 21204, before the hearing.

Zoning Commissioner

WEH:sj

BALTIMORE COUNTY

ENLIMORE COURT DE CE CE TEANNING & ZONING TOWNOR MARNEAND 21204 496-3353 WILLIAM E. HEART CAN ZORING COMMONICATES May 6, 1981 Mr. & Mrs. Eugene Paul Bartell 745 Weatherbee Road Towson, Maryland 21204 RE: Petition for Variance SE/corner of Weatherbee Road and Fairway Drive - 9th Election District Eugene Paul Bartell, et ux -Petitioners NO. 81-164-A (Item No. 133) Dear Mr. & Mrs. Bartell: I have this date passed my Order in the above referenced matter in accordance with the attached. Very truly yours, WILLIAM E. HAMMOND Zoning Commissioner WEH/srl Attachments cc: John W. Hessian, III, Esquire People's Counsel (277) Petitioner's Attorney Reviewed by Mr. & M.s. Engens P. Bartell 745 Yeatherbee Road Towson, Md. 21204 20NING: Petition for Variance for side street setback
LOCATION: Southeast corner of Weatherbee Road and Fairway Drive BALTIMORE COUNTY OFFICE OF PLANNING & ZONING County Office Building DATE & TIME: Tuesday, March 24, 1981 at 9:30 A.M.
PUBLIC HEARING: Room 10°, County Office Building, 111 W. Chesspeake Avenue, Towson, Maryland 111 W. Chesapeake Avenue Towson, Maryland 21204 Your Petition has been received and accepted for filing this 19th The Zoning Commissioner of Bal-timore County, by authority of the Zoning Act and Regulations of Bal-timore County, will hold a public hearing: timore county, will hold a public hearing:

Petition for Variance to permit a side street setback of 19 feet instead of the required 25 feet.

The Zoning Regulation to be excepted as follows:
Section 1B02.3C.1—side street setback WILLIAM E. HAMMOND All that parcel of land in the Ninth District of Baltimore County Beginning for the same at the innersections formed by the southwest side of Pairway Drive and southeast side of Weatherbee Road. Being Lot No. 31 on the plat of Knollwood, recorded in the land records of Baltimore County are Liber 13, Folio 125. Also anown, as 745 Weatherbee Road, 9th Election District. appearing on the 5th day of March Zoning Commissioner Petitioner Busene P. Bertell, et ur Petitioner's Attorney Nicholas B. Commodari District.

Being the property of Eugene P.
Bartell, et ux, as shown on plat
plan filed with the Zoning Depart-Chairman, Zoning Plans Advisory Committee ment
Hearing Date: Tuesday, March 24,
1981 at 9:90 A. M. Cost of Advertisement, \$______. Public Hearing: Room 106, County
Office Building, 111 W. Chesapeake
Avenue, Towson, Maryland
By Order Of
WILLIAM F. HAMMOND, The second of the second PETITION FOR VARIANCE **Uge Essex Times** 9th District Zoning: Petition for Variance for side street setback. Location: Southeast This is to Certify, That the annexed corner of Weatherbee Road and Fairway Drive. Date & Time; TUESDAY, MARCH 24, 1981 AT 9:30 A.M. CERTIFICATE OF POSTING Public Hearing: Room 196, County Office Building, 111 W. ZONING DEPARTMENT OF BALTIMORE COUNTY was inserted in Oge Essex Times, a newspaper Chesapeake Avenue, Towson, Maryland.
The Zoning Commissioner
of Baltimore County, by printed and published in Baltimore County, once in authority of the Zoning Act SI Baltimore County, will hold a public hearing:
Patition for Variance to Petitioner: _______ permit a side street setback of 19 feet instead of the required 25 feet.
The Zoning Regulation to be excepted as follows: Location of property: Priol. Section 1B02.3C.1 . #14e street setback All that parcel of land in the Ninth District of Location of Signs: 4 of there and Baltimore County beginning for the same at Remarks: the southwest side of Fairway - Drive ... and southeast | side of Weatherbee Road. Being Lot No. 31 on the plat of Knollwood, recorded in the land records of Baltimore Number of Signs: County under Liber 13. Folio 125. Also known as 745 Weatherbes Road, 9th Election District. Being the property of Eugene P. Bartell, et ux. as

Department. By order of:

WILLIAM E. HAMMOND

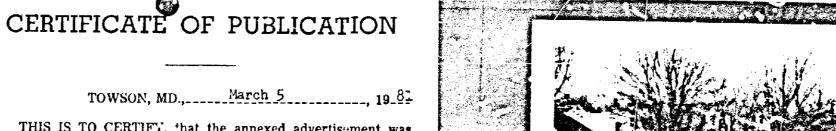
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PETITION	M	APPI	NG	PRO	GRE	SS	SHE	ET		
FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	Ьу
Descriptions checked and outline plotted on map										1
Petition number added to outline										
Denied				1						
Granted by ZC, BA, CC, CA										
Reviewed by:					d Pla	-	or desc	riptic	n	Yes
Previous case:										

BALTIMORE COUNTY OFFICE County Office 111 W. Ches Towson, Man		G & ZONING	
Filing Fee \$ 25	day of	Jan Check	, 19 <i>57.</i> *
	- -	Cash	

illiam E. Hammond, Zoning Commissioner

*This is not to be interpreted as acceptance of the Petition for assignment of a



THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., and consideration of one time MARCONDONOR before the 24th day of March, 19.81, the xixxx publication

> THE JEFFERSONIAN, Lecent Structure.

> > 31-164-A

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Signature Date of return: 3/13/91	an district operation of the beautiful fields

LOCATION PLAT

Aigburth Stevenson

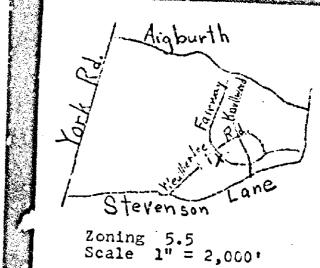
Zoning 5.5 Scale 1" = 2,000'

Petition for zoning Variance

Zoning Description

Beginning for the same at the intersections formed by the southwest side of Fairway Drive and the southeast side of Weatherbee Road. Being Lot No. 31 on the plat of Knollwood, recorded in the land records of Baltimore County under Liber 13, Folio 125. Also known as 745 Weatherbee Road, 9th Election District.

Eugene and Karen Bartell 745 Weatherbee Road, 21204



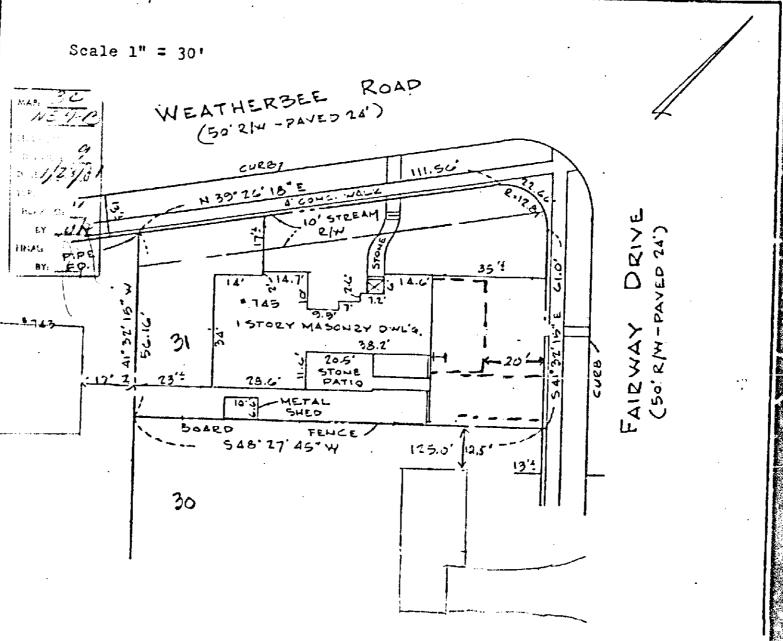
Petition for zoning Variance

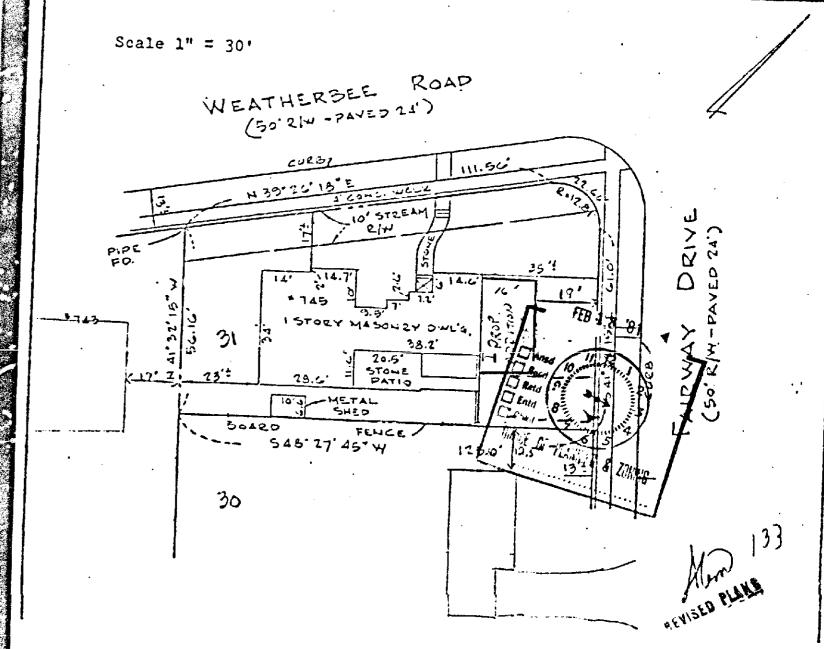
LOCATION PLAT

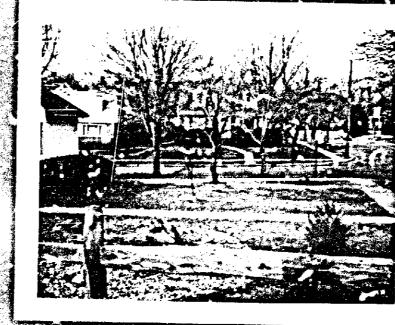
Zoning Description

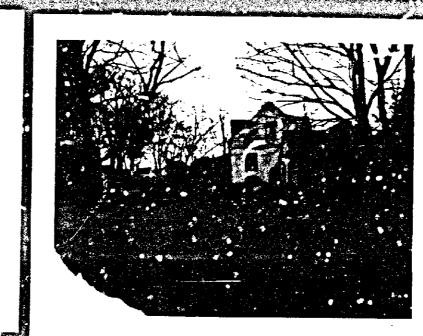
Beginning for the same at the intersections formed by the southwest side of Fairway Drive and the southeast side of Weatherbee Road. Being Lot No. 31 on the plat of Knollwood, recorded in the land records of Baltimore County under Liber 13, Folio 125. Also known as 745 Weatherbee Road, 9th Election District.

Eugene and Karen Bartell 745 Weatherbee Road, 21204











LTIMORE COUNTY, MARYLAND NO. 097 FICE OF FINANCE - REVENUE DIVISION SCELLANEOUS CASH RECEIPT	BALTIMORE COUNTY, MARYLAND OFFICE OF FINANC EVENUE DIVISION MISCELLANEOUS CASH RECEIPT	Ho. ()
E 3.24.81 ACCOUNT 01-662	DATE Feb. 23, 1981 ACCOUNT	01-662
AMOUNT 44 38	AMOUNT \$	25.00
CEIVED	RECEIVED Karen J. Bartell	
81-164 A	Filing Fee for Case No. 81.	-164-A
741 83 2/19/22/1 448	Ende Survey Surv	25.
VALIDATION OR SIGNATURE OF CASHIER	VALIDATION OR SIGNATURE OF	CASHIER